

ADDENDUM TO  
LAND PROTECTION PLAN FOR MINERAL KING  
SEQUOIA NATIONAL PARK

MARCH 29, 1991

This addendum updates the Mineral King Valley Land Protection Plan for Sequoia National Park. This plan was approved by Regional Director Howard Chapman on February 6, 1984. The plan was reviewed in December, 1988, and an Addendum authorized by Regional Directory Stanley Albright on January 20, 1989.

PLAN IMPLEMENTATION

1. Acquisitions: Since January, 1989, when the last addendum to this plan was approved, the following acquisition has occurred:

A. (Tract 7-142: Silver City Resort) Late in 1990, in compliance with the 1989 Addendum to this plan, the first priority action listed in that addendum was executed. This action consisted of the fee simple purchase of a portion of the tract in question (12.2 acres), and the purchase of a scenic easement over the remainder of the tract (15.6 acres). The easement allows the property in question to remain in commercial use, but limits use and future development of the land.

2. Cooperative Agreement: No cooperative agreements have been negotiated under the subject Land Protection Plan since the 1989 Addendum.

3. Change in Applicable Land Use Regulations: No changes in applicable land use regulations have been noted.

4. Changes in Uses or Planned Uses of Non-Federal Lands: The owners of the White Chief Mine (tract 06-107) have placed the property on the market, and have advertised it for possible recreational development. This action is not within the list of compatible uses list within this Plan. The owners have also requested that recreational use on the tract be discouraged. The tract is very scenic, has a park trail that crosses it, and contains a significant historic feature, the White Chief Mine. The Land Protection Plan recommends fee acquisition for this tract.

CHANGES TO PLAN

1. Changes Needed In Protection Methods: No changes are proposed.

2. Changes in Acquisition Methods: No changes are proposed.

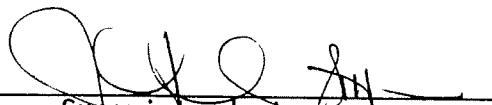
3. Changes in Priorities for Protection: The following revised priorities for protection will replace those list on page 35 of the 1984 Plan and in the 1989 Addendum to the plan:

# PRIORITIES FOR LAND PROTECTION

<u>PRIORITY</u>	<u>CATEGORY OF LAND</u>	<u>PRIVATE LAND UNIT NO.</u>	<u>MEANS OF PROTECTION &amp; RATIONALE</u>
First	Natural Environment	9	Fee Prevent Development
Second	Public Use	8	Fee Visitor Use Site
Third	Natural Environment	7	Fee Protect esthetics and quality of experience
Fourth	Natural Environment	6	Fee Preserve Wilderness Values
Fifth	Special Use	4	Easement Maintain character and existing use
Ongoing	Silver City Residential	2,3	Zoning Guide- lines Maintain existing character and low density use

4. Interim Protection Measures: None have been identified at this time.

Recommended:

  
Superintendent

4/2/91  
Date

Approved:

**ACTING**

  
Regional Director

4/15/91  
Date

ADDENDUM TO  
LAND PROTECTION PLAN  
MINERAL KING VALLEY  
SEQUOIA NATIONAL PARK, CALIFORNIA

JANUARY 9, 1989

INTRODUCTION:

The Land Protection Plan, Mineral King Valley, Sequoia National Park, which sets forth a plan and policy for protecting the resources and values of Sequoia National Park from possible damage by activities on private lands within the Park, was approved on February 6, 1984. Since that time portions of the plan have been implemented, and events within the private tracts in question have made portions of the plan obsolete. The purpose of this document is to update the 1984 document where it is no longer accurate or where National Park Service priorities have changed in relation to ongoing situations on private lands.

PLAN IMPLEMENTATION:

1. Acquisitions: Since February 6, 1984, when the subject plan was approved, a number of acquisition actions have been carried out in the subject area.

a. On February 5, 1985 the National Park Service purchased 100.8 acres from Margaret A. Seaborn corresponding to a portion of "land unit one" in the subject plan (NPS tract 07-145; formerly portion of 07-101).

b. On February 27, 1985, the National Park Service purchased 6.68 acres from Elizabeth Wells Jones Andresen corresponding to a portion of "land unit one" in the subject plan (NPS tract 07-105).

c. In March, 1987, the National Park Service purchased 421.55 acres corresponding to "land unit five" in the subject plan. This purchase resulted from the desire of the land owners to sell the property to the Park and from the interest of the Save the Redwoods League, which initially purchased the land from the private owners and then made it available to the government at a substantial discount (NPS tract 06-110)

d. Tract 07-104 (.17 acres) was acquired in exchange for 07-144 (.21 acres). A scenic easement was retained on 07-144.

2. Cooperative Agreement: No cooperative agreements have been negotiated under the subject Land Protection Plan since its initial implementation.

3. Change in Applicable Land Use Regulations: No changes in applicable land use regulations have been noted.

4. Changes in Uses or Planned Uses of Non-Federal Lands: The owners of the Silver City Resort (NPS Tract 07-142) have been involved since 1986 in a series of plans that would result in either the sub-division of the property into private recreational cabins or the enlargement of the Silver City Resort through the construction of additional rental cabins. The initial proposals, which called for subdivision of the property, resulted in an attempt by government to purchase the tract. When the NPS and the owners were unable to agree on a purchase price, the owners turned to the idea of increasing the capacity of the resort's facilities. In additional negotiations with the NPS on this subject, the government granted conceptual permission to this course of action, setting a limit of 12 additional rental cabins. This course was justified by the need to make the Silver City Resort economically sustaining. In April, 1988, without consultation with the National Park Service, the owners of the tract undertook a logging operation which removed over 80% of the standing timber from the developable portions of the tract. The government response to this has been to reinitiate negotiations, this time with the aim of purchasing areas that it does not wish to see developed, and also purchasing a scenic easement over the remainder of the Silver City Resort tract, which would allow it to restrain and control further development of the area. As of December, 1988, negotiations were still in progress between the owners and the NPS on these matters.

#### CHANGES TO PLAN

1. Changes Needed In Protection Methods: No changes are proposed in land protection methods.

2. Changes in Acquisition Methods: No changes are proposed.

3. Changes in Priorities for Protection: The following revised priorities for protection will replace those listed on page 35 of the 1984 Mineral King Land Protection Plan:

PRIORITIES FOR LAND PROTECTION

<u>PRIORITY</u>	<u>CATEGORY OF LAND</u>	<u>PRIVATE LAND UNIT NO.</u>	<u>MEANS OF PROTECTION/RATIONALE</u>	
First	Silver City Commercial (07-142)	3	Easement & Fee	To limit and prevent ongoing resource damage
Second	Public Use (06-106, 06-109)	8	Fee	Visitor use site
Third	Natural Environment Road Accessible (06-105)	7	Fee	Protect esthetics, and quality of experience
Fourth	Natural Environment (06-104, 06-107)	6,9	Fee	Preserve wilderness values
Fifth	Special Use (portion of 06-102)	4	Easement	Maintain character, and existing use
Ongoing	Silver City Residential (07-109, etc.)	2,3	Zoning Guide- lines	Maintain existing character and low density use

4. Interim Protection Measures: None have been identified at this time.

Recommended

K. B. Baer  
Acting Superintendent

1/10/89  
Date

Approved:

Charles L. Albright  
Regional Director

1/20/89  
Date